

Report prepared by:

Every client, home and market demands it's own strategy. What is yours?

*Contact Chris Dowell,
Today!*

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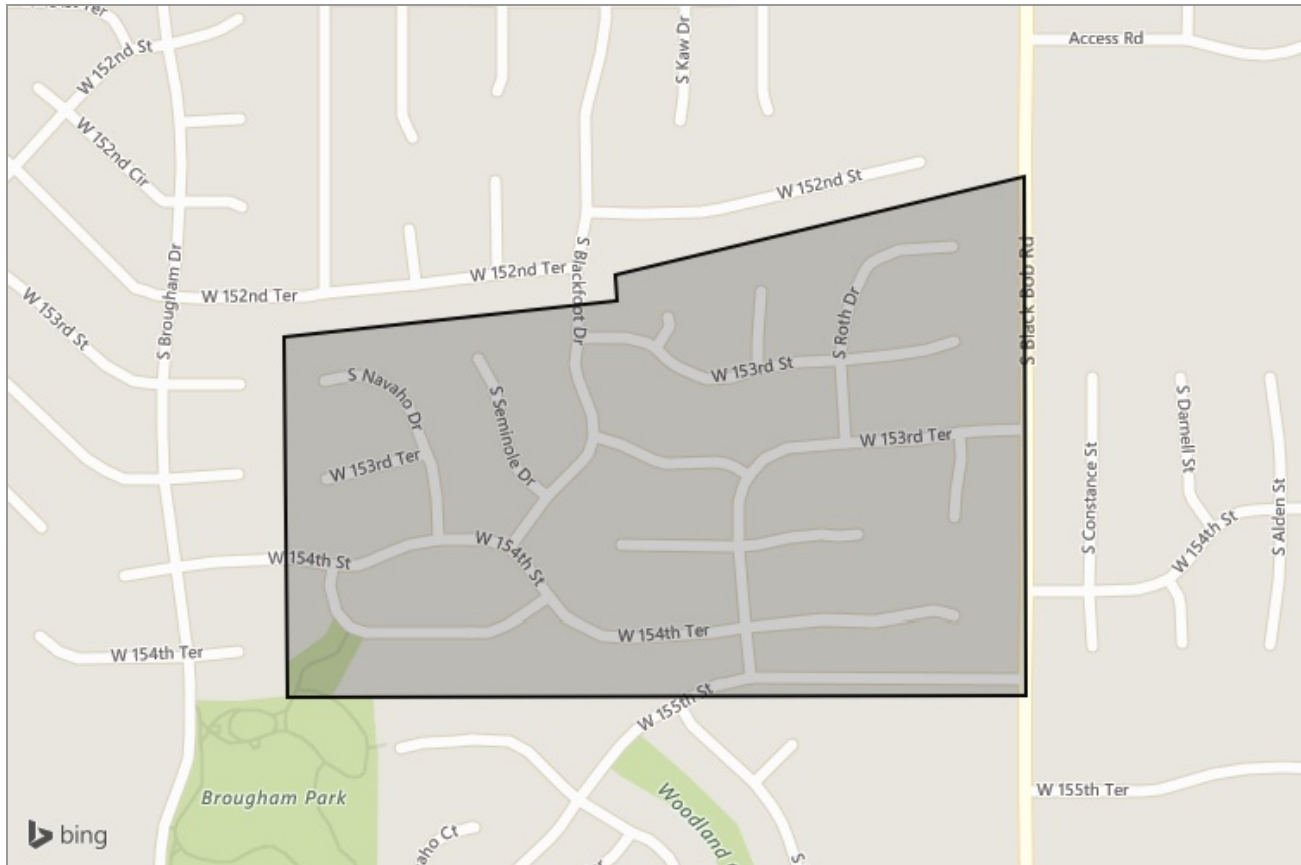
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NEIGHBORHOOD REPORT

Amber Hills Estates in Olathe, KS



Presented by

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Neighborhood: Housing Stats and Charts

	Amber Hills Estates	Olathe	Johnson County	Kansas	USA
Median Estimated Home Value	\$264K	\$230K	\$251K	\$178K	\$222K
Estimated Home Value 12-Month Change	+4.5%	+7.7%	+7.5%	+5%	—
Median List Price	—	\$320K	\$350K	\$158K	\$85.9K
List Price 1-Month Change	—	+3.6%	+1%	-1.2%	-4.6%
List Price 12-Month Change	—	+7.7%	+7.7%	+9%	+1.2%
Median Home Age	16	29	37	56	45
Own	100%	72%	70%	67%	64%
Rent	0%	28%	30%	33%	36%
\$ Value of All Buildings for which Permits Were Issued	—	—	\$257M	\$812M	\$102B
% Change in Permits for All Buildings	—	—	+25%	-8%	+2%
% Change in \$ Value for All Buildings	—	—	+14%	-8%	+7%

Median Listing Price vs. Listing Volume

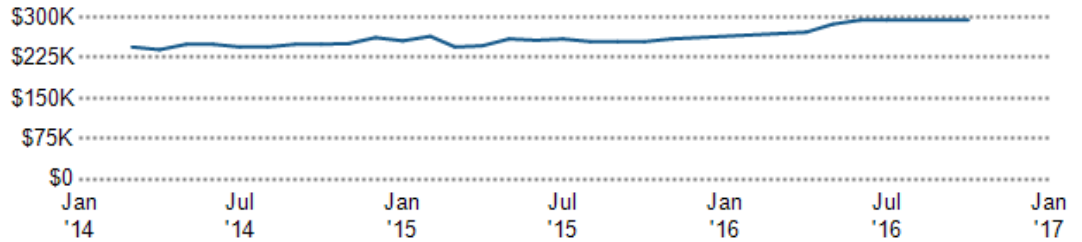
This chart compares the listing price and listing volume for homes in an area. Listing prices often follow listing volume, with a time lag, because supply can drive price movements.

Data Source: On- and off-market listings sources

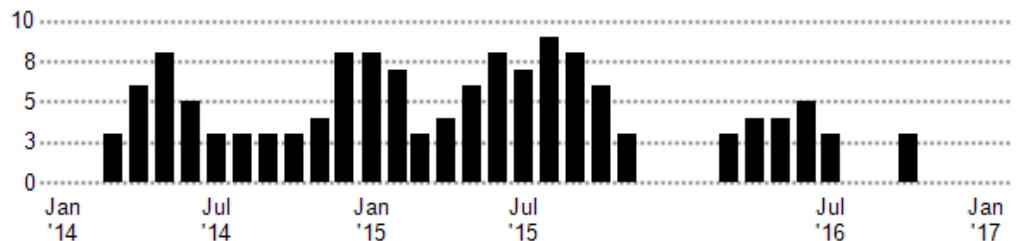
Update Frequency: Monthly

■ Median List Price
■ Listing Volume

Median List Price



Listing Volume



Neighborhood: People Stats and Charts

	Amber Hills Estates	Olathe	Johnson County	Kansas	USA
Population	1.52K	132K	567K	2.89M	317M
Population Density per Sq Mi	4.66K	2.2K	1.2K	35.4	—
Population Change since 2000	+32.8%	+41.4%	+25.7%	+7.6%	+12.5%
Median Age	35	34	37	36	38
Male / Female Ratio	49%	49%	49%	50%	49%
High School Graduate	17%	18%	15%	27%	28%
2-Year Degree	24%	30%	28%	32%	29%
Bachelor Degree	38%	31%	34%	20%	19%
Post-graduate Degree	16%	15%	19%	11%	11%

Population of Children by Age Group

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

Amber Hills Estates



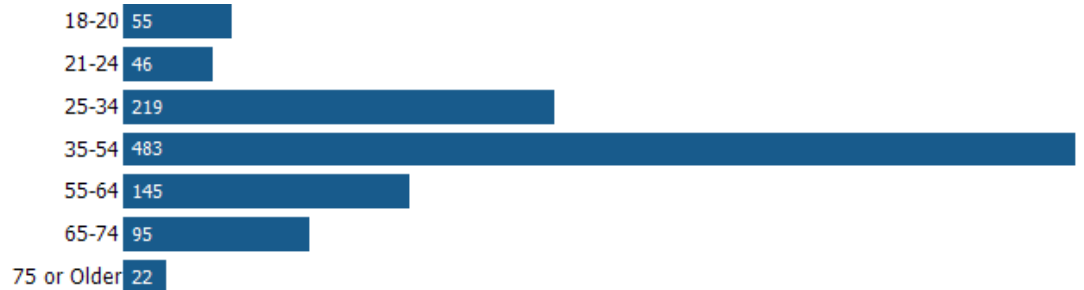
Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

Amber Hills Estates



Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

Amber Hills Estates



Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census

Update Frequency: Annually

■ Amber Hills Estates



Presidential Voting Pattern

This chart shows how residents of a county voted in the 2012 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Annually



Neighborhood: Economic Stats and Charts

	Amber Hills Estates	Olathe	Johnson County	Kansas	USA
Income Per Capita	\$31,098	\$32,741	\$40,331	\$27,706	\$28,930
Median Household Income	\$88,534	\$77,335	\$76,113	\$52,205	\$53,889
Unemployment Rate	–	2.9%	3.1%	3.8%	4.6%
Unemployment Number	–	2.2K	10.2K	56.4K	7.4M
Employment Number	–	73.4K	314K	1.43M	152M
Labor Force Number	–	75.6K	325K	1.49M	159M

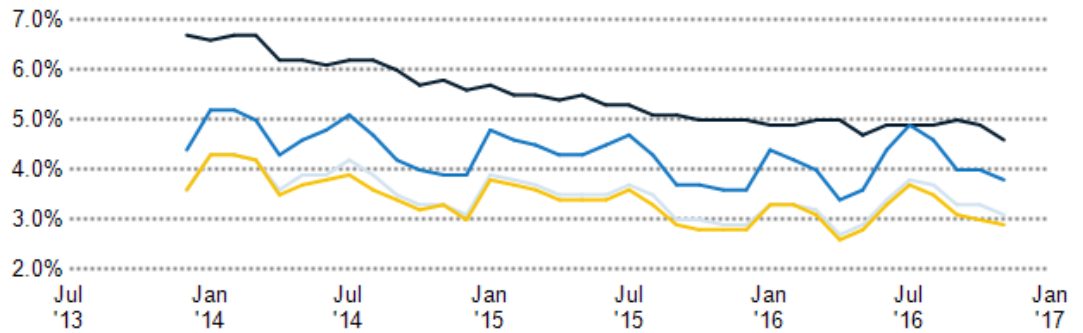
Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly

- Olathe
- Johnson County
- Kansas
- USA



Occupational Categories

This chart shows categories of employment within an area.

Data Source: U.S. Census

Update Frequency: Annually

- Amber Hills Estates



Neighborhood: Quality of Life Stats and Charts

Quality of Life in –

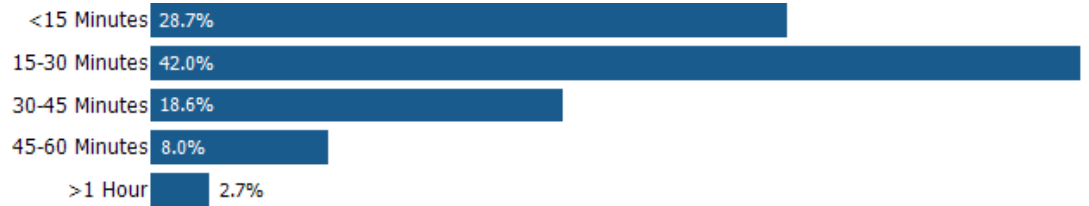
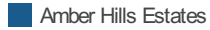
	Amber Hills Estates	Olathe	Johnson County	Kansas	USA
Elevation (in feet)	996	996	996	1,906	–
Annual Rainfall (in inches)	35.01	35.01	35.01	27.93	–
Annual Snowfall (in inches)	18.05	18.05	18.05	18.62	–
Days of Full Sun (per year)	113	113	113	125	–
Travel Time to Work (in minutes)	23	21	21	19	26
Water Quality - Health Violations	–	–	–	–	–
Water Quality - Monitoring and Report Violations	–	–	–	–	–
Superfund Sites	0	1	4	26	2,315
Brownfield Sites	No	No	Yes	Yes	Yes

Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census

Update Frequency: Annually

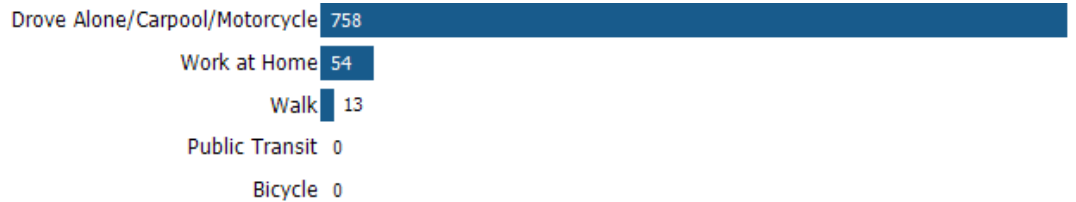



How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Data Source: U.S. Census

Update Frequency: Annually



Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually



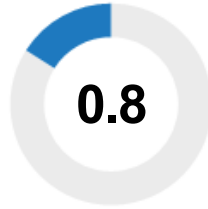
Walkability Scores (out of 5)

This neighborhood or ZIP code is rated for walking access to general points of interest, reflected in the overall score, plus amenities (such as retail stores) and leisure (such as restaurants and parks). Other factors considered in the scores are street types, weather, public transportation and population density.

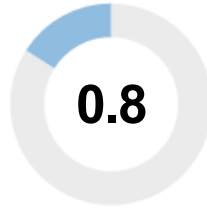
Data Source: Maponics

Update Frequency: Quarterly

Overall Score



Amenity Score



Leisure Score



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